

DESCRIPTIONS OF THREE PARCELS OF THE DANIEL C. AKER LANDS,  
QUEENSTOWN, QUEEN ANNES COUNTY, MD.

PARCEL 1

Beginning for the same at an iron pipe on the southwest side of Melvin Avenue (40' wide), said point being the easternmost corner of the Friel lands, formerly a part of the Daniel Aker lands, and the northernmost corner of the herein described lands; and running, thence, by and with the southwest side of Melvin Avenue S 57 58 50 E - 132.84' to the lands of J. Ward; thence, by and with said Ward lands S 40 28 W - 10.00' to an iron pipe, S 40 28 W - 165.00' to an iron pipe, and S 52 59 E 49.23' to an iron pipe and Parcel 3 of this description; thence, by and with Parcel 3 S 35 59 W - 192.24' to an iron pipe and Parcel 2 of this description; thence, by and with said Parcel 2 N 54 01 W - 340.37' to an iron pipe on the southeast side of Md. Rte. 18 (40' wide); thence, by and with the southeast side of said road N 31 27 50 E - 114.55' to the aforementioned Friel lands; thence, by and with said Friel lands S 58 18 10 E - 200.00' to a concrete monument and N 31 27 50 E - 230.00' to the place of beginning. Containing in all 1.678 acres of land, more or less.

PARCEL 2

Beginning for the same at an iron pipe on the southeast side of Md. Rte. 18 (40' wide), said point being the northernmost corner of the herein described lands and the westernmost corner of Parcel 1 of this description; and running, thence, by and with Parcel 1 S 54 01 E - 340.37' to an iron pipe and Parcel 3 of this description; thence, by and with Parcel 3 S 35 59 W - 30.00' to an iron pipe, S 52 43 E - 88.52' to an iron pipe, and S 35 59 W - 302.41' to an iron pipe and the lands of James T. Smith; thence, by and with said Smith lands N 53 03 20 W - 194.01' to a steel corner post and the lands of Herbert Boone; thence, by and with said Boone lands N 32 20 20 E - 59.42' to a steel corner post and N 54 08 W - 4156' to the lands of Donald McClyment, Jr.; thence, by and with said McClyment lands and the lands of John Jeffrey N 31 27 E - 242.62' to an iron pipe; thence, still by and with said Jeffrey lands N 54 01 W - 205.00' to an iron pipe on the southeast side of Md. Rte. 18; thence, by and with the southeast side of said road N 31 27 50 E - 30.09' to the place of beginning. Containing in all 1.682 acres of land, more or less

Subject to a 30' right-of-way running from Md. Rte. 18 to Parcel 3 of this description, more particularly described as follows: Beginning at an iron pipe on the southeast side of Md. Rte. 18, said point being the beginning point of Parcel 2; and running, thence, by and with the southwest side of Parcel 1 S 54 01 E - 340.37' to an iron pipe and Parcel 3; thence, by and with Parcel 3 S 35 59 W - 30.00' to an iron pipe; thence,

N 54 01 W - 133.00' to an iron pipe at the easternmost corner of the lands of John Jeffrey; thence, by and with said Jeffrey lands N 54 01 W - 205.00' to an iron pipe on the southeast side of Md. Rte. 18; thence, by and with the southeast side of said road N 31 27 50 E - 30.09' to the place of beginning.

### PARCEL 3

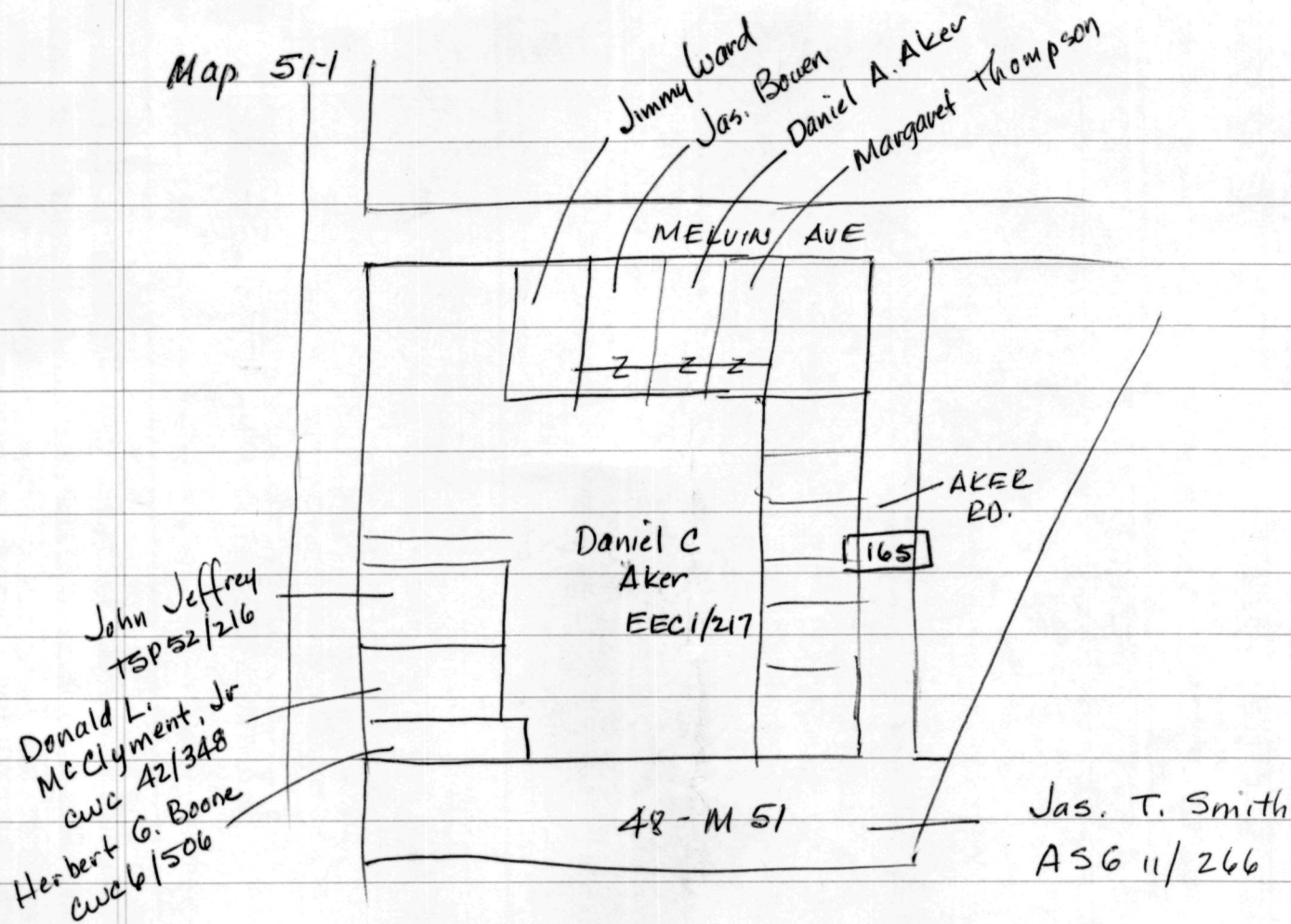
Beginning for the same at an iron pipe marking the southernmost corner of Parcel 1 of this description and a corner for Parcel 2, said point being, further, at the southeasterly end of a 30' right-of-way running from Md. Rte. 18 to the herein described lands; and running, thence, by and with Parcel 1 N 35 59 E - 192.24' to an iron pipe and the lands of J. Ward; thence, by and with said Ward lands and with the lands of J. Bowen, D. Aker, and M. Thompson S 52 59 E - 350.77' to an iron pipe at the northernmost corner of "Friel Subdivision"; thence, by and with Lots 1,3,5,7,9,11,13, and 15 of said subdivision S 40 28 W - 525.65' to a concrete monument and the lands of James T. Smith; thence, by and with said Smith lands N 53 03 20 W - 221.17' to an iron pipe and the aforementioned Parcel 2; thence, by and with said Parcel 2 N 35 59 E - 302.41' to an iron pipe, N 52 43 W - 88.52' to an iron pipe, and N 35 59 E - 30.00' to the place of beginning. Containing in all 3.364 acres of land, more or less.

Together with a 30' right-of-way over Parcel 2 from the herein described lands to Md. Rte. 18, more particularly described as follows: Beginning at an iron pipe at the beginning point of the description of Parcel 3; and running, thence, S 35 59 W - 30.00' to an iron pipe; thence, N 54 01 W - 133.00' to an iron pipe at the easternmost corner of the lands of John Jeffrey; thence, by and with said Jeffrey lands N 54 01 W 205.00' to an iron pipe on the southeast side of Md. Rte. 18; thence, by and with the southeast side of said road N 31 27 50 E - 30.09' to an iron pipe and Parcel 1; thence, by and with the southwest side of Parcel 1 S 54 01 E - 340.37' to the place of beginning.

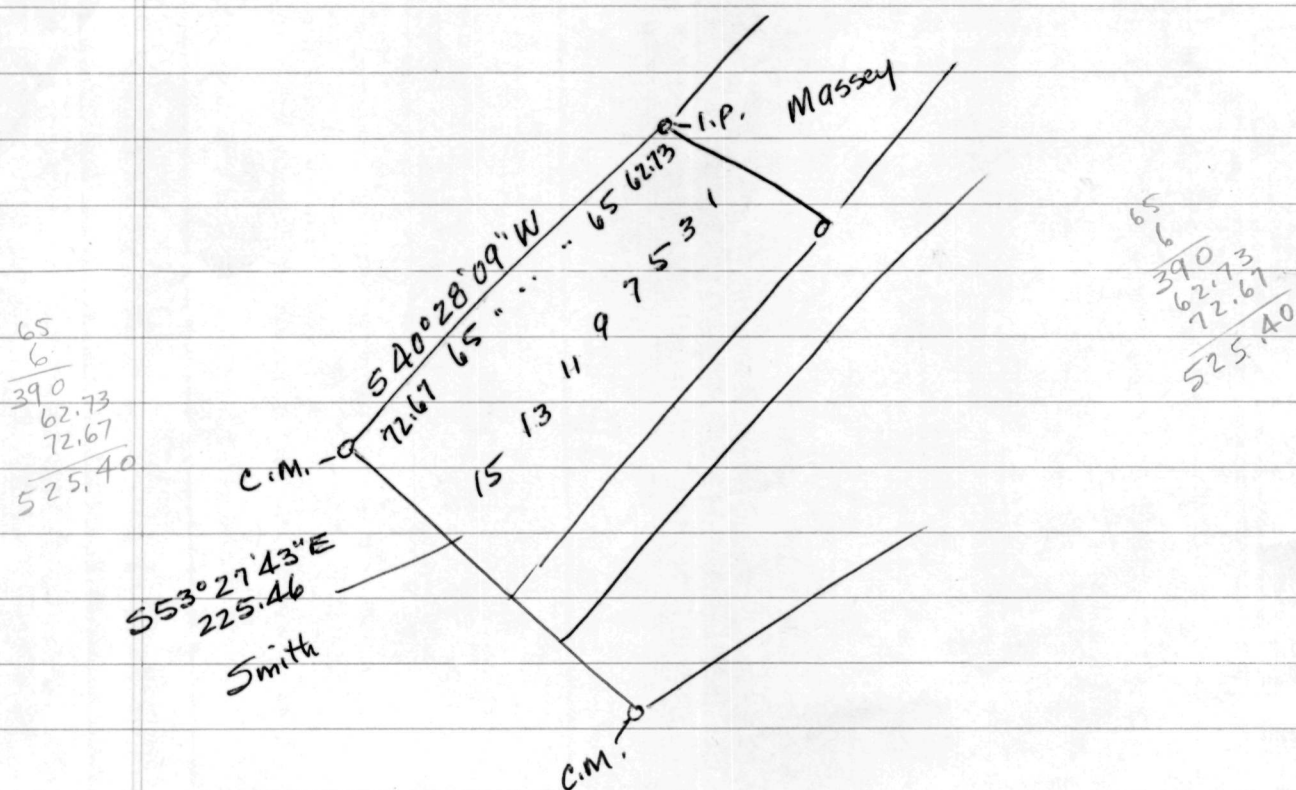
February 22, 1974.

William R. Nuttle.





165 - Tril Subdivision - CWC 64/215  
 Plat Blk. CWC 1/43



ASG 11/266 - Aker to Smith 1945

Begin at intersection of R/W of railroad and line  
of Comegys

N dir with Comegys to Smith

E " " Smith 153'

S " continuation of Smith line to R.R.  
with R.R. to begin

ASG 4/240 Aker to Smith 1941

(153' x 210' between existing Smith track & above track)

BHT 16/3 Aker to Smith 1933

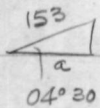
Begin stake E side state rd. at cor. of Samuel  
Comegys

with rd. N40 $\frac{1}{2}$ °E - 153'

S45°E - 205

S40 $\frac{1}{2}$ °W - 153 to Comegys

N45°W - 205



$$a = 153 \cos 04^{\circ}30'$$

TSP 9/471 - survey by Metcalfe 1953

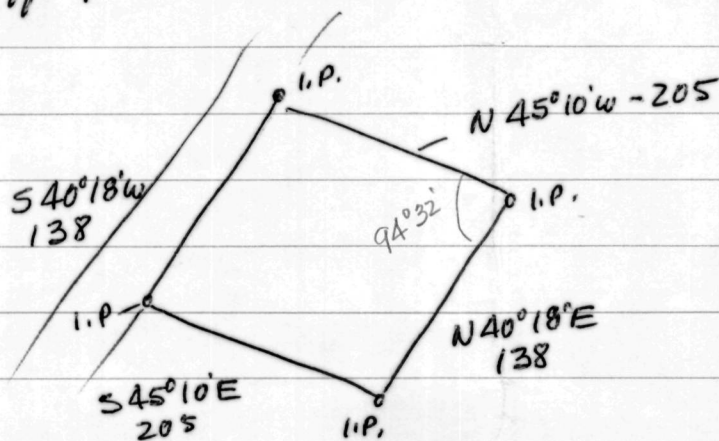
calls for concrete monuments on Smith line

AWC 70/121

996917  
153  
2990751  
4984585  
996917  
152528301



Jeffrey - TSP 52/216



McClyment - CWC 42/348

frontage of 105 and depth of 205

Boone - CWC 6/506

Begin NE cor. at steel post

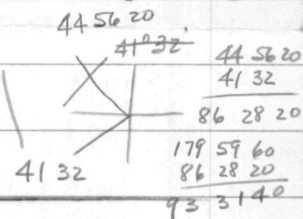
with Mann S 44°56'20"E - 209.86 to steel post

" Alur S 41°32'W - 59.15

" Smith N 45°09'40"W - 209.32

" rd. N 41°04'E - 60' to begin

McCrone  
1964



Smith (from Michael Alur) 1945

Begin at inter R.R. & Comegys

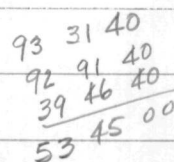
N dir. with Comegys to other lands of Smith

E dir. 150'

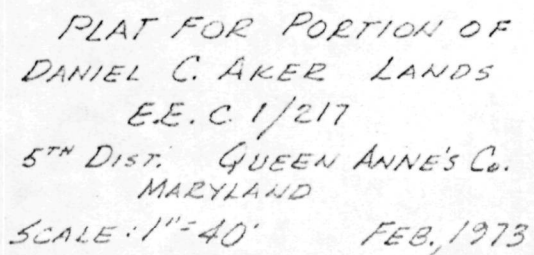
S dir., continuation of E boundary of Smith to RR.

W dir. with RR. to begin

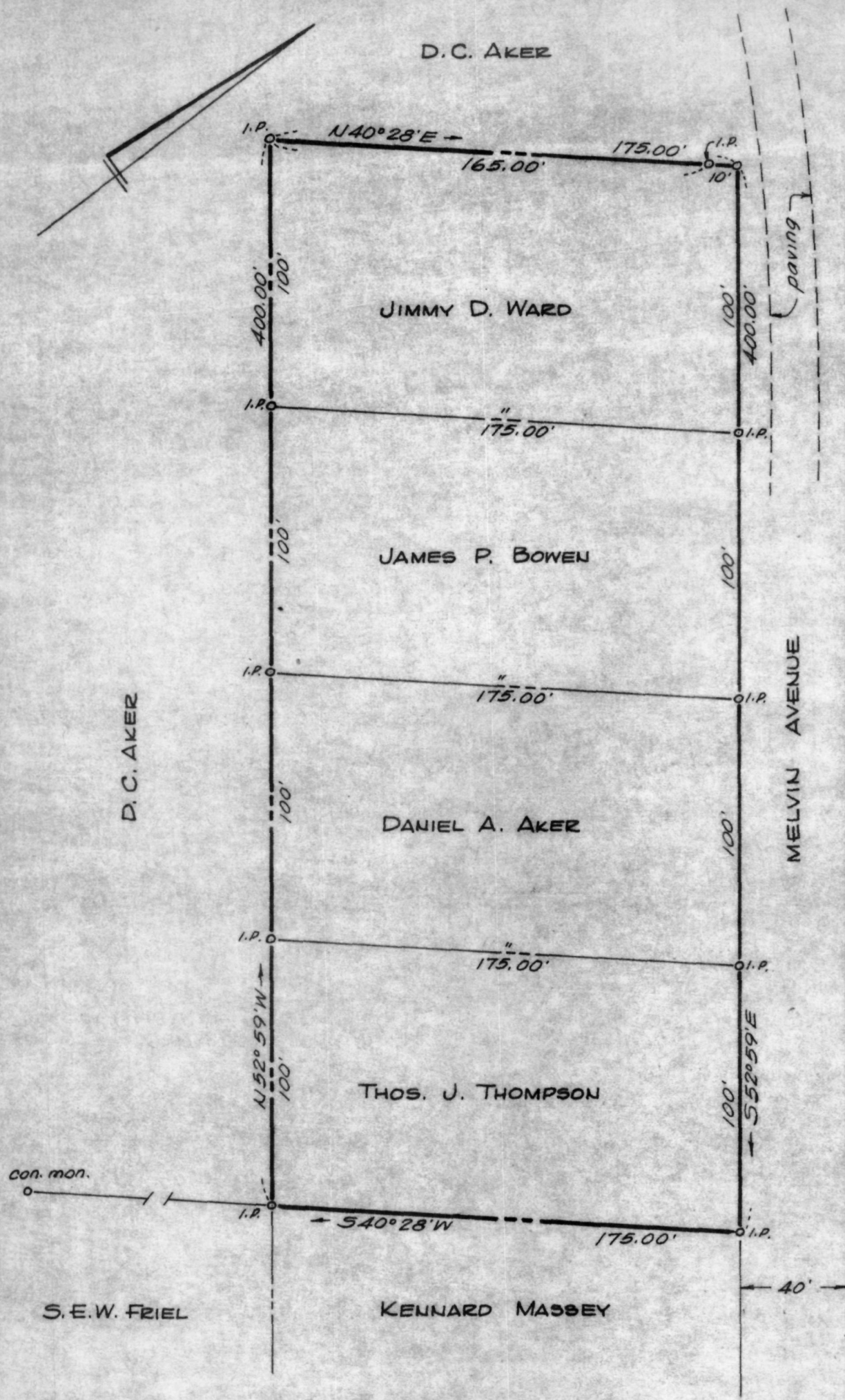
being part of Kinnamon & Price to Michael W. Alur  
SS4/350



AVE.







PLAT OF A SURVEY OF SEVERAL LOTS  
IN QUEENSTOWN, MD.

5<sup>TH</sup> DISTRICT, QUEEN ANNES CO., MD.

Scale 1" = 50' March 1969

William R. Nuttle, Reg. Surveyor  
Chestertown, Md.

I.P. = iron pipe



